



**OLD VALUES - NEW HORIZONS  
COMMUNITY DEVELOPMENT**

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**Approved**

**Windham Economic Development Committee  
WEDC  
Meeting Minutes  
Friday, December 13, 2013**

**Present:** Chairman R. Valentine, Members: J. Coburn, D. Connolly, S. Denopolis, B. Donovan, E. Gallagher, A. Letizio, M. Oldenburg, S. Wrenn

**Excused:** P. Gosselin

**Admin Staff:** L. Scott

**Absent:** K. Defruscia, B. Breton

Chairman Valentine opened the meeting at 7:40am with the Pledge of Allegiance.

**VOTED:** On motion made (A. Letizio) and seconded (M. Oldenburg), the committee approved the minutes of 11/8/13 with one detail corrected. 8-0-1 (E. Gallagher abstaining).

**Correspondence:** Chairman Valentine reported receiving correspondence from the Spaulding Group representing the Northern Pass initiative and requesting time to present to the WEDC. After discussion, the committee decided to revisit the request in January. Mr. Valentine also received correspondence from Ms. Betty Dunn regarding Pennichuck water. Representatives were present at the meeting to discuss.

**TRC:** J. Colburn. Mr. Colburn identified some recent work of the TRC. The only issue regarding commercial property was a business expansion along Route 28 for which he recommended approval.

**Planning:** S. Wrenn. Mr. Wrenn reviewed various items, noting that there was a better objection to rezoning the Waterhouse Store area which the planning board left as Neighborhood Business rather than rezone to Commercial A. Ongoing discussion of grandfathered signs will go to a warrant article for the residents to decide.

**Pennichuck Corporation Presentation:** Ms. Elizabeth Dunn, member of the Board of Directors, addressed the WEDC explaining her role on the Board as having a fiduciary responsibility to the Corporation and not as a spokesperson for the town of Windham. Ms. Dunn briefly reviewed the structure of the Corporation and introduced Mr. John Patenaude, CEO and Mr. Donald Ware, COO.

Mr. Ware addressed the WEDC, explaining the constraints on the Pennichuck Corporation as governed by the Utility Commission of the state. By direction, Pennichuck can only extend water service to its defined, existing customer base. The Corporation is not permitted, financed nor structured to bring water or invest in the development of water infrastructure to other towns. While the Corporation may advise towns which seek to bring in new supplies of water, they are not structured to do that work themselves. Mr. Ware clearly articulated that the



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Corporation has neither the money nor the leeway to invest in growth for other towns or customer bases but can only invest in its own customer base. As a public utility, Pennichuck's income is from current customer rates and is for the payment of operational costs and the payment of debt. In answer to various questions, Mr. Ware discussed the cost of building infrastructure, requirements for developing large and small water supplies and the like. He agreed with the WEDC's current interest in having a water study done and noted that Pennichuck engineers are already working with Windham to help define the water issue. The presentation concluded at 8:40.

**VOTED:** Subcommittee minutes approved:

- On motion made (A. Letizio) and seconded (D. Connolly) the Communications Subcommittee minutes from 11/6/13 were approved 4-0-0.
- On motion made (J. Colburn) and seconded (M. Oldenburg), the Infrastructure Subcommittee minutes from November, 2013 were approved 4-0-0.
- On motion made (J. Coburn) and seconded (M. Oldenburg), the Land Use Subcommittee minutes from June 24, 2013 were approved 3-0-0.

**Strategic Plan:** R. Valentine asked E. Gallagher to convene a subcommittee and to head the initiative to review progress against Strategic Plan goals and report back to the WEDC. The committee members approved and Mr. Gallagher committed to articulating a long term vision.

**Land Use:** B. Donovan noted that P. Gosselin is the new subcommittee chairman and no meetings have occurred since last reporting.

**Chamber:** B. Donovan. Various upcoming events, notably the April Breakfast at Castleton which will focus on small business software.

**Board of Selectmen:** A. Letizio. Mr. Letizio reviewed the budget work on which the BOS has been focused, noting that for the first time in some years, agreements have been reached with the three town unions. He also noted that this year the town is coming out of previous years' forced 0% growth which will add approximately 6% to the proposed budget.

In answering a question about BOS support to the water study, Mr. Letizio addressed additional comments about the weekly articles appearing from the WEDC to educate the public about current issues. Discussion continued about both process and content and will be revisited at a later time.

The meeting adjourned at 9:48am.